



Hans Cottage

savills

A CHARMING AND IMMACULATELY REFURBISHED HIDDEN GEM WITH TWO BEDROOMS AND TWO BATHROOMS IN A SECLUDED LOCATION ON THE KNIGHTSBRIDGE/CHELSEA BORDERS.



Hans Cottage is a secluded flat quietly tucked away on the ground floor behind 163 Pavilion Road. It is ideally located approximately 500m from Sloane Square Tube Station and 550m from Knightsbridge Tube Station.

**Accommodation:**

Reception room | Kitchen area | Master bedroom with en suite bathroom | Second bedroom with en suite shower room | Utility room | Private patio

**Gross Internal Area (Approx.)**

65 sq m - 699 sq ft (including utility)  
62 sq m - 663 sq ft (excluding utility)



**Terms:**

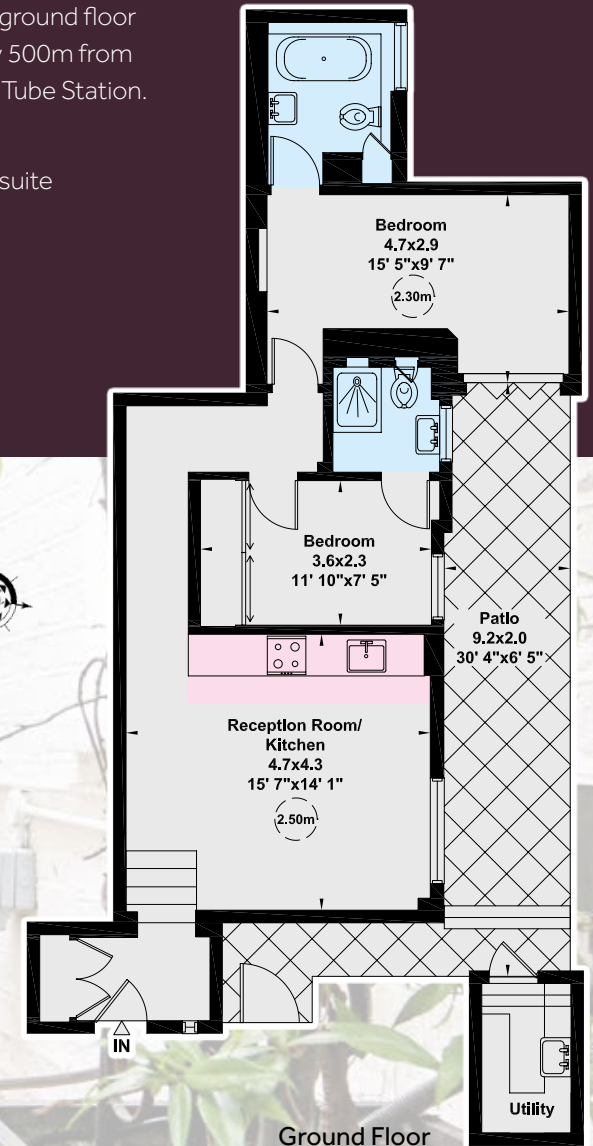
Guide Price: £1,595,000  
Tenure: Leasehold (approximately 99 years remaining)  
Service Charge: Approximately £3,514 per annum  
Ground Rent: Peppercorn  
Local Authority: Royal Borough of Kensington and Chelsea

Viewing: Strictly by appointment with Savills.

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Brochure and Floor plan by **capital group** 020 8671 5448



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